

SNAPSHOT of HOME Program Performance--As of 12/31/10 Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:		PJs in State: 93					
% of Funds Committed	96.80 %	96.49 %	38	96.48 %	58	54	
% of Funds Disbursed	95.44 %	88.28 %	8	89.00 %	84	81	
Leveraging Ratio for Rental Activities	10.57	5.83	1	4.81	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	88.72 %	77.63 %	40	83.25 %	41	35	
% of Completed CHDO Disbursements to All CHDO Reservations***	65.22 %	70.30 %	50	70.99 %	31	29	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	95.18 %	81.96 %	16	81.75 %	89	85	
% of 0-30% AMI Renters to All Renters***	33.73 %	41.30 %	59	45.84 %	28	29	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	97.59 %	96.50 %	53	96.12 %	34	37	
Overall Ranking:			In State:	29 / 93	Nationally:	49 54	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$34,174	\$36,975		\$27,889	249 Units	12.60 %	
Homebuyer Unit	\$24,453	\$21,536		\$15,632	186 Units	9.40 %	
Homeowner-Rehab Unit	\$39,750	\$27,502		\$21,037	4 Units	0.20 %	
TBRA Unit	\$1,506	\$2,232		\$3,206	1,538 Units	77.80 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***. This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): San Luis Obispo County CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

PJ:
State:*
National:**

Rental	Homebuyer	Homeowner
\$184,691	\$151,105	\$39,750
\$141,290	\$116,319	\$28,818
\$99,461	\$78,568	\$23,907

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.08

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	44.4	43.5	25.0	75.2
Black/African American:	1.6	0.5	0.0	5.9
Asian:	0.0	0.5	0.0	1.8
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.5	0.0	0.0

ETHNICITY:

Hispanic	53.9	54.8	75.0	17.1
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HOUSEHOLD SIZE:

1 Person:	38.3	7.0	25.0	47.3
2 Persons:	14.0	13.4	0.0	23.9
3 Persons:	13.2	16.1	0.0	15.8
4 Persons:	18.9	33.9	75.0	9.0
5 Persons:	7.4	17.2	0.0	3.6
6 Persons:	5.8	9.1	0.0	0.0
7 Persons:	0.0	2.7	0.0	0.5
8 or more Persons:	2.5	0.5	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	16.0	9.7	0.0	39.6
Elderly:	26.3	2.2	0.0	9.0
Related/Single Parent:	22.6	14.5	0.0	38.3
Related/Two Parent:	33.3	70.4	75.0	7.2
Other:	1.6	3.2	25.0	5.9

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	23.9	0.0 [#]
HOME TBRA:	0.0	
Other:	5.8	
No Assistance:	70.4	

of Section 504 Compliant Units / Completed Units Since 2001 89

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): San Luis Obispo County

State: CA

Group Rank: 49
 (Percentile)

State Rank: 29 / 93 PJs

Overall Rank: 54
 (Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 77.87%	88.72	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 53.90%	65.22	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	95.18	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.09%	97.59	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.415	0.62	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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